



# CITY COUNCIL

CITY AND COUNTY OF HONOLULU  
HONOLULU, HAWAII 96813-3077

COMMITTEE ON ZONING AND  
PLANNING

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**Voting Members:**

Brandon J.C. Elefante, Chair  
Esther Kia'aina, Vice Chair  
Radiant Cordero  
Calvin K.Y. Say

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## WRITTEN SUMMARY FOR VIDEO RECORD

SPECIAL MEETING  
WEDNESDAY, AUGUST 31, 2022

LEEWARD COMMUNITY COLLEGE  
ROOM ED-201  
96-045 ALA 'IKE STREET  
PEARL CITY, HAWAII 96782

*Note:* A copy of a DVD of the full proceedings of this meeting may be requested by calling the City Clerk's Office at 768-5822 or may be viewed at [https://honolulu.granicus.com/player/clip/1930?view\\_id=3&redirect=true&h=c4f6b1ff0be6762e768e6f84ad9ac505](https://honolulu.granicus.com/player/clip/1930?view_id=3&redirect=true&h=c4f6b1ff0be6762e768e6f84ad9ac505).

The time references below indicate the point in the video recording when the stated actions began.

### CALL TO ORDER

The special meeting of the Committee on Zoning and Planning was called to order by Committee Chair Brandon J.C. Elefante at 6:05 p.m. Councilmembers Cordero (voting member), Kia'aina (voting member), and Say (voting member) were present at the meeting. Council Chair Waters, also attended the meeting.

### ORAL TESTIMONY

[6:09 p.m.]

Committee Chair Elefante proceeded with oral remote testimony via videoconference and in-person testimony at Leeward Community College in Room ED-201.

## **ORDER OF BUSINESS**

### FOR ACTION

[6:20 p.m.]

The Committee Chair took up Item Nos. 1 and 2 together.

1. BILL 49 (2022) – COMMITTEE REPORT 238

TRANSIT-ORIENTED DEVELOPMENT SPECIAL DISTRICT. Expanding the Transit-Oriented Development ("TOD") special district to include three additional Honolulu Rail Transit Project station areas and to incorporate land use standards and guidelines for those areas based on the recommendations in the Aiea-Pearl City Neighborhood TOD Plan.

2. BILL 50 (2022) – COMMITTEE REPORT 239

REZONE LAND SITUATED AT HALAWA – PEARL CITY AND WAIPAHAU, OAHU, HAWAII (2016/GEN2). Rezoning land from the F-1 Military and Federal Preservation, P-2 General Preservation, AG-1 Restricted Agricultural, AG-2 General Agricultural, R-5 Residential, R-7.5 Residential, A-1 Low-density Apartment, A-2 Medium-density Apartment, B-2 Community Business, BMX-3 Community Business Mixed Use, I-2 Intensive Industrial, and IMX-1 Industrial-Commercial Mixed Use Districts to the P-2 General Preservation, AG-1 Restricted Agricultural, R-5 Residential, A-2 Medium-density Apartment, AMX-2 Medium-density Apartment Mixed Use, AMX-3 High-density Apartment Mixed Use, B-1 Neighborhood Business, BMX-3 Community Business Mixed Use, and I-2 Intensive Industrial Districts.

[6:22 p.m.]

The Committee Chair called upon TOD Administrator, Harrison Rue, from the Department of Planning and Permitting, to provide a brief presentation on the Bills to the Committee.

[6:55 p.m.]

There was no public testimony.

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[6:59 p.m.]

Bill 49 (2022) amended to CD1 (OCS2022-0684/8/25/2022 4:14 PM) and reported out for passage on second reading and scheduling of a public hearing.

AYES: CORDERO, ELEFANTE, KIA'ĀINA, SAY – 4.  
NOES: None.

[6:59 p.m.]

Bill 50 (2022) reported out for passage on second reading and scheduling of a public hearing.

AYES: CORDERO, ELEFANTE, KIA'ĀINA, SAY – 4.  
NOES: None.

ADJOURNMENT

There being no further business, the meeting was adjourned at 7:00 p.m.